



FENCE CONSTRUCTION PERMIT APPLICATION

Property Information:			Staff Use:	
Owner:			Permit Number: Approved / Denied Zoning Inspector Date Approved: _____ Check No: Receipt No.	
Construction Address:		City / State / Zip:		
Parcel Number:				
Zoning:		Total Acreage:		
Applicant Information:				
Name:				
Address:				
City:		State:		Zip:
Phone:		Email:		

Contractor / Builder Information:			Documents Submitted for Review:		
Name:			<input type="checkbox"/> Application <input type="checkbox"/> Fee <input type="checkbox"/> Site Plan <input type="checkbox"/> Rendering / Other		
Address:					
City:		State:			Zip:
Phone:		Email:			

Fence Description:				
Describe the Fence Being Constructed: (Six-6 foot wooden, dog ear, paneled privacy fence) (Four-4 foot steel, chain link, fence w/ gate)				
Fence Length:		Fence Width:		Fence Height: (From Ground to Top Railing)
Front Set Back Distance:		Rear Set Back Distance:		Left Set Back Distance:
Fence Use:		Construction Material:		Gated / Non-Gated:
Fence is for Residential, Commercial or Industrial Use:				
Agricultural Exemption: (Specific)				
Construction Cost for Project: \$ _____ (This is the amount that will be sent to Allen Co. Auditor at end of year as a property improvement)				

Required Documentation to Submit to American Township Zoning Department	
Site Area Drawing: Submit one (1) copy of a site drawing. Show drawing of parcel, to include location of all streets, residence, driveway, and location of any existing accessory structures to include square footage of any existing buildings.	
<ul style="list-style-type: none"> Show N-North Direction, show outline of parcel property boundary lines. If you are unsure of property line locations, a professional survey is encouraged to avoid potential property line disputes. Indicate location of new fence construction to include dimensions (Length, Width, Height). Indicate location of the fence and distance from all property lines. Show any easement areas on the property (Rear Yard and/ or Side Yard) Ensure these are clearly identified on drawing. Absent of this information will result in application being returned for the required information. 	
Rendering: Submit one (1) color copy of a rendering depicting what the fence will look like.	

DEFINITIONS: Fence/Fencing: A structure requiring a zoning permit, comprised of wood, masonry, stone, chain link, vinyl or plastic used for the purposes of aesthetics, security or privacy.

FENCE AND WALL RESTRICTIONS - All fences and walls are to be considered structures for the purpose of constructing or siting and shall not be constructed to a height of more than six (6) feet in any district except as follows:

- Property owner shall assume responsibility for determining the legal, and proper placement of the fence, wall, or hedge upon his/her property.
- Fences are REQUIRED to be constructed & located INSIDE of your property line, and outside of any designated utility easement location.
- Construction of any fence or structure is strictly prohibited within an easement area.
- No fence shall be constructed within the road right of way, nor shall the fence project forward towards the street as to pose a sight visibility hazard to motorists.
- Any fence determined by the Fire Personnel, Law Enforcement Personnel and / or Code Enforcement Officer to be an immediate hazard and/or danger to motorist shall be immediately removed upon notification and site review within the time provided by the Township Official.
- Sufficient space between the property line and fence shall be maintained by the property owner as to allow for care, upkeep and fence maintenance to be conducted within the property owner's own property, without trespassing onto adjoining property owner.
- Property owner is responsible for care, upkeep and maintenance to BOTH sides of fencing. This includes but not limited to grass and weed removal, painting, waterproofing treatment, and routine care / upkeep.
- Fences constructed as screens for privacy around patios may not exceed six (6) feet in height and must be within thirty (30) inches of the edge of patio.
- No fence shall be erected nearer to the street than the rear of the house abutting same; nor shall said fencing be located so as to extend in front of any residence on the lot or lots adjacent thereto; corner lots must not be closer to the street.
- All fences and fence panels shall be uniform in make, style and construction.
- Finished side (Flat Side) of fence shall be facing outwards and visible to adjoining properties. The vertical posts shall be on the inside portion of the property and not visible from street, or adjoining properties.
- Fences may be constructed of wood, vinyl, brick, stone, steel, aluminum, or other material as approved by Zoning Inspector. Fence construction shall have a unified appearance and be constructed of same / similar building materials.
- Fences constructed of metal, aluminum, or other steel materials other than chain link shall be subject to review and approval by the Zoning Inspector. Fences and walls are interchangeable for purposes of this section.
- Fences shall not contain an electric charge.
- Barbed wire, razor wire, or any other type of anti-climbing wire shall only be used in the non-residential areas and then only when approved by the Board of Zoning Appeals.
- Materials used for fences shall be of traditional fencing materials (wrought iron, chain link, pressure treated lumber, cedar, redwood, PVC, etc.) and shall be constructed of weather resistant materials or treated so that they are weather resistant.
- Decorative fences less than 32" in height and Privacy fence consisting of less than 18 total linear feet do not require a permit.
- Fences constructed on corner lots shall be required to have the same set back distance as required for front yards in the district in which such structure is located.
- Fences shall only be erected in the side or rear yard areas.
- Decorative split rail fencing may be located as near as the road right-of-way. Examples would be split rail post and rails marking the front corners of the property, low stone walls surrounding a front porch or patio or wood or stone retaining walls integrated into landscaping in a sloped yard are examples.
- Chain link fences shall not exceed four (4) feet in height, metal support posts shall not exceed four feet-six inches (4'-6") in height. Chain link fences shall only be erected in the side or rear yard.
- All outdoor pasture/recreation areas shall be enclosed with some form of fencing to prevent the escape of animals. Such fencing must be setback at least eight-(8) feet from all property lines.

AGRICULTURAL / COMMERCIAL AND INDUSTRIAL FENCING:

In ADDITION, to the above requirements:

- Property owner shall assume responsibility for determining the legal, and proper placement of the fence, wall, or hedge upon his/her property.
- Fences are REQUIRED to be constructed & located INSIDE of your property line, and outside of any designated utility easement location.
- Construction of any fence or structure is strictly prohibited within an easement area.
- Fences are considered "structures" as outlined in the Zoning Resolution and shall not be constructed forward of the front set back distance from the center of the street OR ROADWAY. Example, Front set back distance for township streets and township roadways is 55 feet from center of roadway, county maintained and state-maintained roadways is 90 feet from center of roadway.
- No fence shall be constructed within the DESIGNATED road right of way, OR no build line as identified in any residential subdivision plat Nor shall the fence project forward towards the street as to pose a sight visibility hazard to motorist.
- Any fence determined by the Fire Personnel, Law Enforcement Personnel and / or Code Enforcement Officer to be an immediate hazard and/or danger to motorist shall be immediately removed upon notification and site review within the time period provided by the Township Official.
- Sufficient space between the property line and fence shall be maintained by the property owner to allow for care, upkeep and fence maintenance to be conducted within the property owner's own property, without trespassing onto adjoining property owner.
- The property owner is responsible for the care, upkeep and maintenance of BOTH sides of fencing. This includes but not limited to grass and weed removal, painting, waterproofing treatment, and routine care / upkeep.
- No fence shall be erected nearer to the street than the rear of the house abutting same; nor shall said fencing be located so as to extend in front of any residence on the lot or lots adjacent thereto; corner lots must not be closer to the street.
- All fences and fence panels shall be uniform in make, style and construction.
- Finished side (Flat Side) of fence shall be facing outwards and visible to adjoining properties. The vertical posts shall be on the inside portion of the property and not visible from street, or adjoining properties.
- Fences may be constructed of wood, vinyl, brick, stone, steel, aluminum, or other material as approved by Zoning Inspector. Fence construction shall have a unified appearance and be constructed of same / similar building materials.
- Fences constructed of metal, aluminum, or other steel materials other than chain link shall be subject to review and approval by the Zoning Inspector. Fences and walls are interchangeable for purposes of this section.
- For M-1 Manufacturing uses abutting an R-District, screening, and fencing. Such screening consisting of a wall or solid fence shall be six (6) feet in height, maintained in good condition and free of all advertising or other signs. Landscaping provided in lieu of such a wall or fence shall consist of a strip of land not less than fifteen (15) feet in width planted with evergreen hedge or dense planting of evergreen shrubs not less than four (4) feet in height at the time of planting.
- Fences shall not contain an electric charge. Stun fencing shall be subject to review and approval by the Board of Zoning Appeals after a public hearing.

- Razor wire, or any other type of anti-climbing wire shall only be used in the non-residential areas and then only when approved by the Board of Zoning Appeals.
- Materials used for fences shall be of traditional fencing materials (wrought iron, chain link, pressure treated lumber, cedar, redwood, PVC, etc.) and shall be constructed of weather resistant materials or treated so that they are weather resistant.
- Fences constructed on corner lots shall be required to have the same set back distance as required for front yards in the district in which such structure is located.
- Commercial and Industrial Fences may be approved to be constructed within the front yard area, subject to review and approval of the Zoning Inspector. Said fencing shall be subject to review and approval by the Board of Zoning Appeals after a public hearing.
- Parcels over five-5 acres with specific agricultural use are exempt from fence regulations in this Resolution, however, shall still comply with Ohio Revised Code requirements concerning agricultural fencing as outlined in the ORC.
- A security fence in manufacturing and commercial district shall not exceed nine (9) feet in height including the barbwire. Barbwire can project outward if the barbwire topper does not encroach past the property line. The security fence will be maintained in good condition and free of all advertising signs and other signs so as not to impair vision.
- Required fences in B-1, B-2, M-1 and M-2 zoned districts shall have a minimum height of 6' and maximum height of 8'feet. An additional permit may be required from the Lima Allen County Building Department.
- Commercial and Industrial Fences shall conform to Ohio Building Code requirements, and approval by Lima/Allen County Building Department.

SWIMMING POOL FENCE REQUIREMENTS:

Fencing constructed around swimming pools will comply with Section 12.11 of this Resolution.

- Above-Ground Swimming Pool Requirements:
 - Swimming Pools less than forty-eight inches in height shall require fencing around the perimeter of the pool a minimum of forty-eight-(48) inches in height to prevent uncontrolled access or falls into the pool.
 - Above Ground Swimming Pools with a Platform, Deck or Terrace, shall not have direct access between the patio door and swimming pool. The enclosure blocking access to the pool shall be a minimum of forty-eight-(48) inches in height. The owner shall be responsible for controlling the access to the Terrace or Platform area as to prevent accidental falls or drowning by means of a self-locking gate and latch on the inner side of the gate.
- In-Ground Swimming Pool Requirements:
 - In- Ground Swimming Pools shall be no closer than fifteen-(15) feet from any property line.
 - The in-ground swimming pool or the entire property area upon which it is located shall be walled or fenced in such a manner as to prevent uncontrolled access by children from the street and from adjacent properties.
 - Swimming pools exceeding twelve (12) feet in diameter or length as applicable to the shape of the pool and has greater than two (2) feet of depth capacity for water shall be enclosed or protected by an adequate wall or fence at least forty-eight (48) inches high which the enclosure shall include a door with a locking device installed on the inner side, with automatic closing capability.
 - Landscaping, hedges, or other soft fencing is not an acceptable barrier. Electronic pool covers may be utilized to enhance security but shall not be a substitute for the wall or fencing requirement.

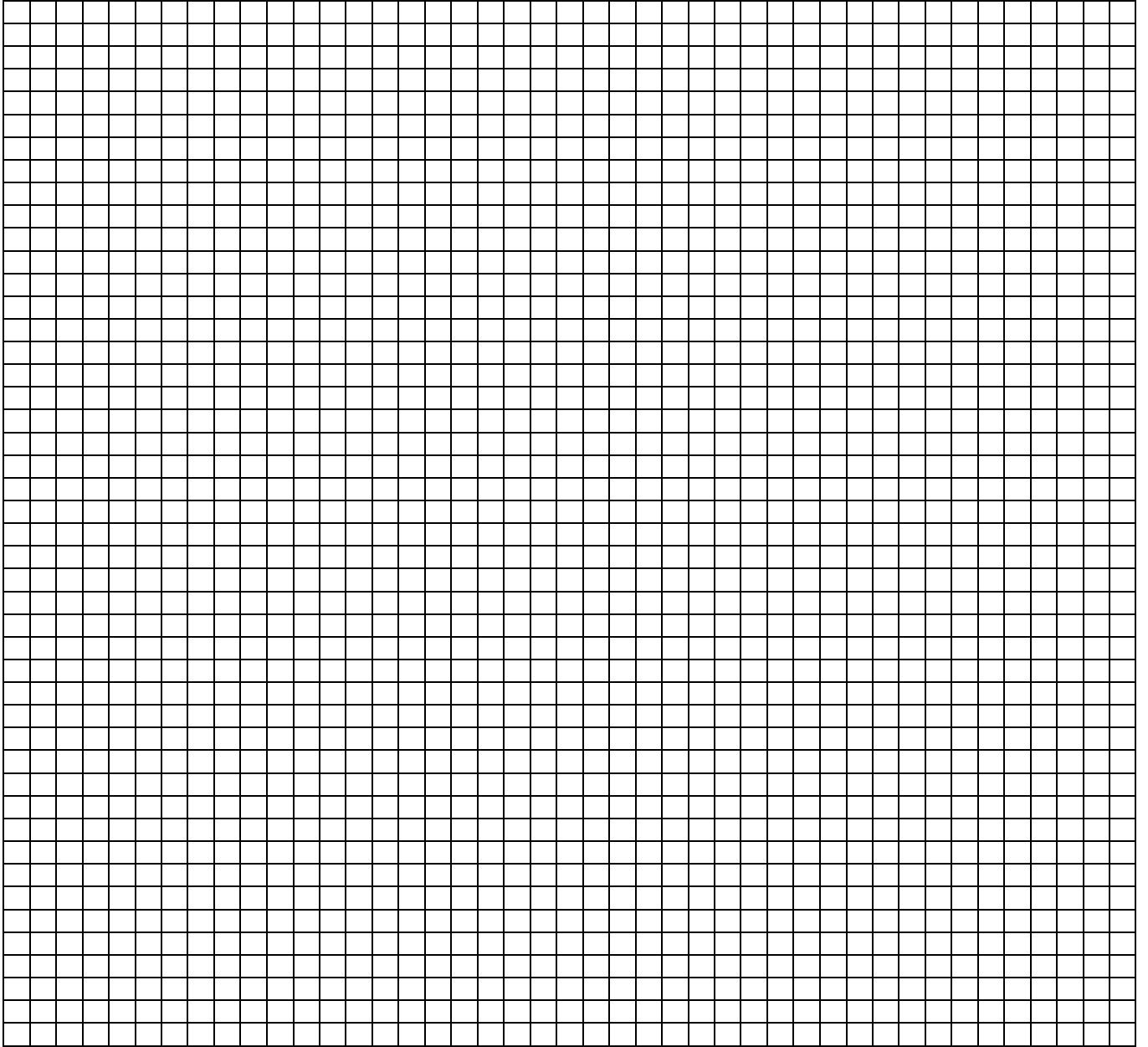
DRAINAGE IMPEDAMENT:

- **No fence shall be constructed in a Residential, Commercial or Industrial Zoned District as to impede, divert, channelized, or diverted to adjoining properties or change the natural course of storm water drainage. Exception would be a drainage plan as reviewed and approved by the Allen County Storm Water Engineer.**

Signatures		
American Township makes its decision to grant a zoning certificate based on information the applicant presents, should any of the information be incorrect, whether intentional or unintentional the applicants project could be found to be in violation of the American Township Zoning Resolution. Granting a zoning certificate does not guarantee conformance to the zoning resolution but based on representations made by the applicant in the application. Subsequent remedial action could be required to correct non-conformity.		
I certify the facts, statements and information provided and attached to this application are true and correct to the best of my knowledge and understand the requirements for fence construction. It is the applicant's responsibility to be aware of American Township zoning regulations, as well as Neighborhood Deed Restrictions, and HOA Association Covenants, Conditions, & Restrictions. It is the owner's responsibility to know the location of all property lines as well as ensure the project conforms to Ohio Building Code requirements.		
Contractor / Applicant:		Date:
Owner:		Date:
Zoning Inspector		
<input type="checkbox"/> Approved <input type="checkbox"/> Disapproved – Reason: _____ <input type="checkbox"/> Owner to refer to American Township Board of Zoning Appeals.		
Zoning Inspector:	Approval Date:	Expiration Date:
Conditions / Stipulations:		

SITE DRAWING

A SITE DRAWING IS REQUIRED TO BE SUBMITTED WITH ALL FENCE APPLICATIONS. INDICATE ALL STREETS, IF ON A CORNER LOT LIST BOTH STREETS, SHOW DRIVEWAY, PRINCIPAL RESIDENCE, PROPERTY LINES, LOCATION OF FENCE, MEASUREMENTS OF FENCE LINES, ENSURE EASEMENT AREAS ARE IDENTIFIED AS WELL AS YOUR SETBACK DISTANCE FROM THE PROPERTY LINES. BE AS ACCURATE AND NEAT AS POSSIBLE AS THIS PERMIT APPLICATION IS CONSIDERED A LEGAL DOCUMENT.



SITE PLAN:

- Draw and indicate the name of all streets in front and or side of your residence (if on corner lot).
- Draw and indicate your property lines, also any easement areas on the property.
- Draw House, Driveway, Existing Structures within the grid areas.
- Include any fence areas as well and swimming pools or ponds.
- Indicate length, width, and height of fence structure.
- Indicate with arrow from rear, and both sides of property lines to the proposed structure the length of the setback distance in feet.
- Any other pertinent information needs to be indicated on the site plan.

EXAMPLE - NOT TO SCALE

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